

Land Use & Housing



Housing demand in Southern California greatly exceeds supply. This has created an affordability crisis. In a region where only 15% of us can afford a median-priced home, we need to make smart decisions about how we grow. In 20 years we will have another six million neighbors that will need somewhere to live. Building housing near jobs and our transportation system is a start.

The Regional Comprehensive Plan

Did You Know

- ▶ While median incomes have increased 2% since 2000, housing prices have more than doubled for most of Southern California during the same period. In the Inland Empire, housing prices increased 140% in just three years.
- ▶ Median home values in southern California are twice the national average.
- ▶ In 2005, over 48% of the region's homeowners had mortgages greater than 1/3 of their household incomes, up from 39% in 2000.
- ▶ Since 2004, the conversion of apartments to condominiums has reduced the supply of rental units by 11,000 units in the City of Los Angeles alone.

Strategic Priorities

- ▶ Implement the regional Compass Blueprint Growth Vision and 2% Strategy to strategically provide housing and jobs for our growing population.
- ▶ Focus growth in existing and emerging centers and along major transportation corridors.
- ▶ Create significant areas of mixed-use development and walkable communities.
- ▶ Add one new housing unit for every three persons in population growth and every 1.5 new jobs.

What SCAG Can Do

- ▶ Help cities implement the Compass Blueprint by doing more demonstration projects and providing innovative financing plans.
- ▶ Provide guidance to cities through the Intergovernmental Review process on how future housing and other development can be consistent with long-term regional objectives.
- ▶ Develop simple, broadly applicable standards for various types of development that is tailored to our varied regional geography.

What Communities Can Do

- ▶ Revise General Plans, housing elements and other local plans to be consistent with the Compass Blueprint growth vision.
- ▶ Actively seek State bond funding through competitive projects that encourage residential and commercial development near jobs and urban centers, along transportation corridors and away from important open space.
- ▶ Band with other cities to seek assistance through SCAG's Compass Blueprint Demonstration program.

REGIONAL



Comprehensive Plan

Helping Communities Achieve a Sustainable Future

More information: scag.ca.gov/rcp Comments & Questions: rcpinfo@scag.ca.gov